

10349. h. 8

CATALOGUE

Of the LARGE and VALUABLE
Freehold, Copyhold, and Leasehold

E S T A T E

OF

K Catalogues Subw II

PHILIP MOREAU, Esq;

Deceased;

Situated at *Knightsbridge*, near *Kensington*,
MIDDLESEX.

Which (by ORDER of the EXECUTORS)

Will be sold by AUCTION,

By Mr. *LANGFORD*,

On *Tuesday* the 15th of *May* 1759,

At his *House* in the *Great Piazza*, *Covent Garden*,

In the NINE following LOTS,

Beginning precisely at Twelve o'Clock,

N. B. Two Lots deliver'd out in the former Catalogue, viz. Lot VI. containing two Fields N^o 30 and 31. lying between the Duke of Rutland's and Miss Chudleigh's; as also Lot IV. containing a Piece of Ground N^o 15. and known by the Sign of the *Fulham-Bridge*, are disposed of.

A Plan of the said Estate may be viewed every Day (Sunday excepted) till the Time of Sale.

CATALOGUES may be had gratis at the *Rose and Crown* at *Knightsbridge*; at the *Fulham-Bridge* in *Brumpton Road*; and at Mr. *LANGFORD's* in *Covent Garden* aforesaid.

CONDITIONS of SALE.

1st, **T**HAT the *highest Bidder*, for each Lot, is to be the *Buyer*; and if any *Dispute* shall arise between two or more Bidders, the *Premises* are to be put up again and resold.

2^{dly}, That no Person shall advance less than *Five Pounds* at each Bidding.

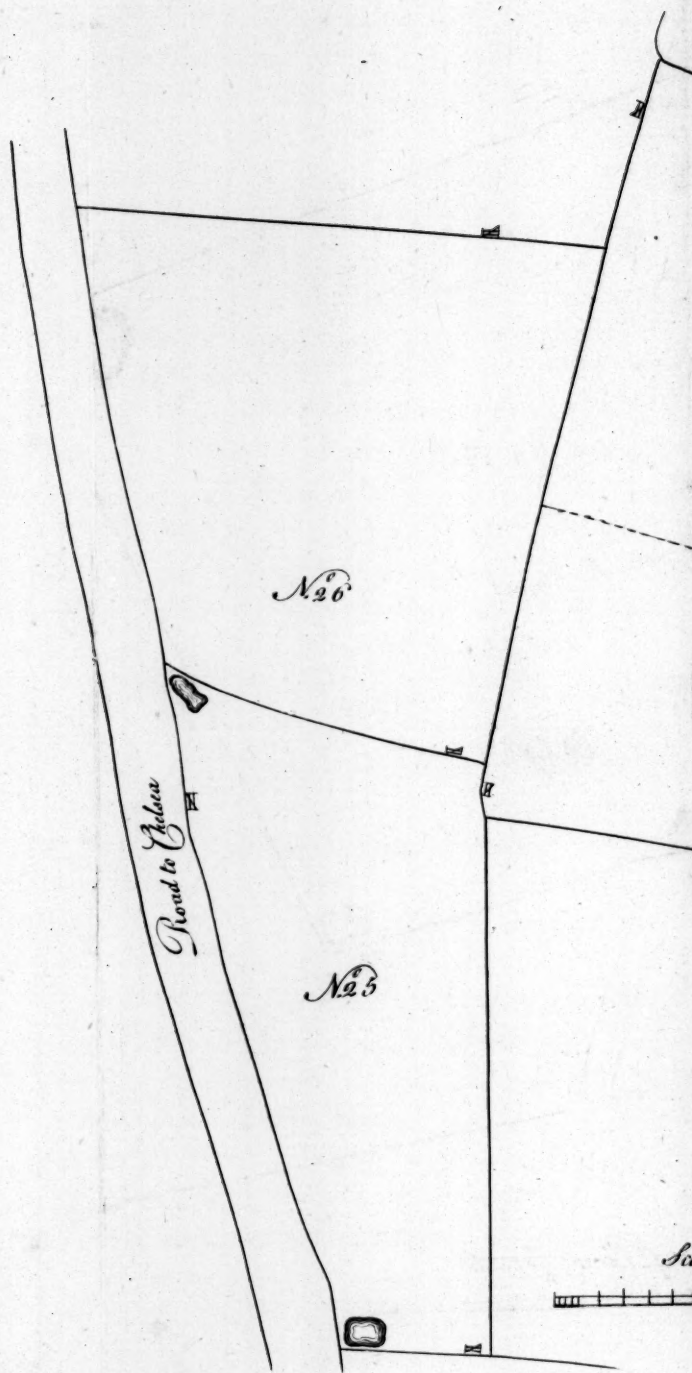
3^{dly}, That the *several Purchasers* are to pay down immediately, into the Hands of Mr. LANGFORD, a Deposit of *TEN POUNDS per Cent.* in Part of the *Purchase Money*, and sign *Agreements* for the Payment of the *Remainder*, on or before *Midsummer Day* next ensuing the Day of the Sale.

4^{thly}, That the *EXECUTORS* will, on their Part, and for the Satisfaction of the *several Purchasers*, enter also into *Agreements*, and engage to make and execute to them (at their the said *Purchaser's* Expence) proper *Conveyances* of their respective Lots, free of all *Incumbrances*, upon their Payment of the *Remainder* of the *Purchase Money*, on or before *Midsummer Day* next as aforesaid.

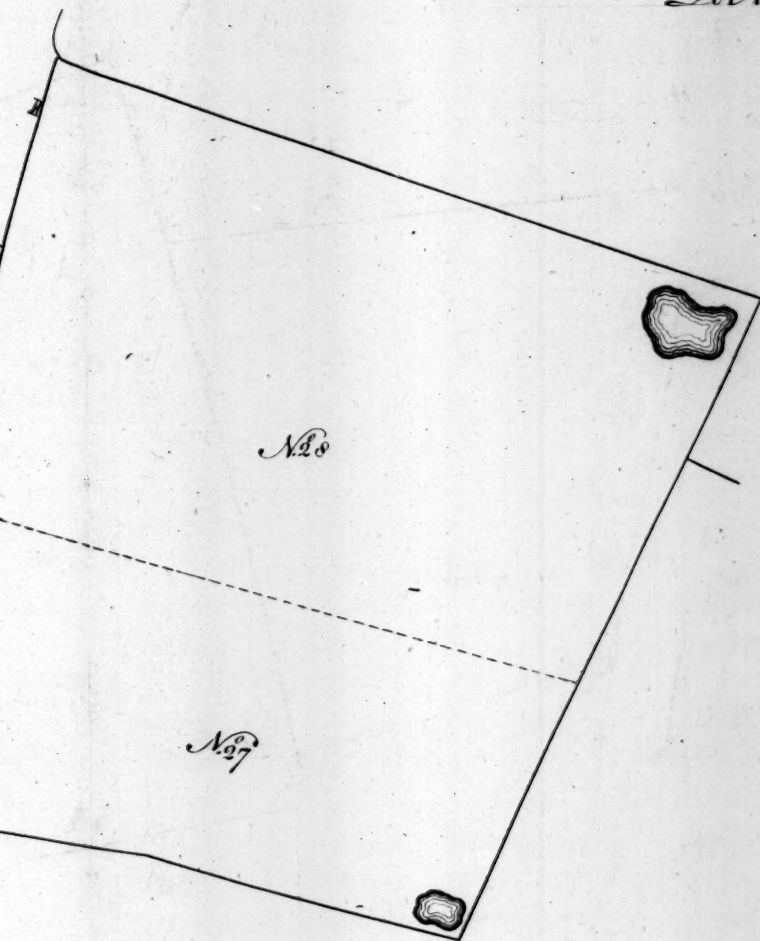
5^{thly}, That the *Purchasers* shall be entitled to the *Rents and Profits*, from *Midsummer Day* next, to which Time all *Taxes, Parish Rates*, and other *Incumbrances*, shall be cleared to the said *Purchasers*.

Lastly, That if any of the said *several Purchasers* shall neglect or fail to comply with the Conditions beforementioned, the *Money*, by them deposited, shall be forfeited, the said *EXECUTORS* shall be at full Liberty to re-sell such Lot or Lots, and the Deficiency (if any there should be, by such second Sale, together with all Charges attending the same) shall be made good by the *DEFAULTERS*, at this present Sale.

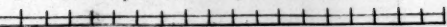




Lot 6



Scale of Pole 16 1/4 feet each



LOT VI

FREEHOLD:

Four Clofes of MEADOW, bordering upon the } *Yearly Value.*
 Brompton Road, lett on Lease to Mr. PETER
 DEMEZEY, the present Tenant of the *Rose and*
Crown Inn, which expires at *Michaelmas 1762*,
 and containing 9 Acres 2 Rood and 17 Poles.

References to the Plan.

	Acr. Ro. Per.		
N ^o 25.	1	2	30
26.	2	1	20
27.	2	0	9
28.	3	1	38
	9	2	17

N. B. This is rich Meadow Land, and well situated for Garden Ground,
 or for Building.

LOT VI.

FREEHOLD.

A CLOSE of MEADOW, containing 3 Acres 3 Roods and 37 Perches, adjoining to the Brompton Road on the Right Hand from London, near the Bell Alehouse, and abutting North on a Close belonging to his Grace the DUKE of RUTLAND, and lett to Mr. PETER DEMEZEY, the present Tenant of the Rose and Crown Inn. Yearly Value 13 18 0

References to the Plan.

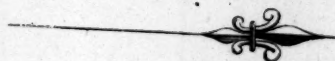
N^o 29. The said Close, call'd Further Part of six Acres.

N. B. This is rich Meadow Land, and well situated for Garden Ground or Building on.

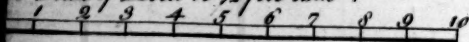


Lot 6

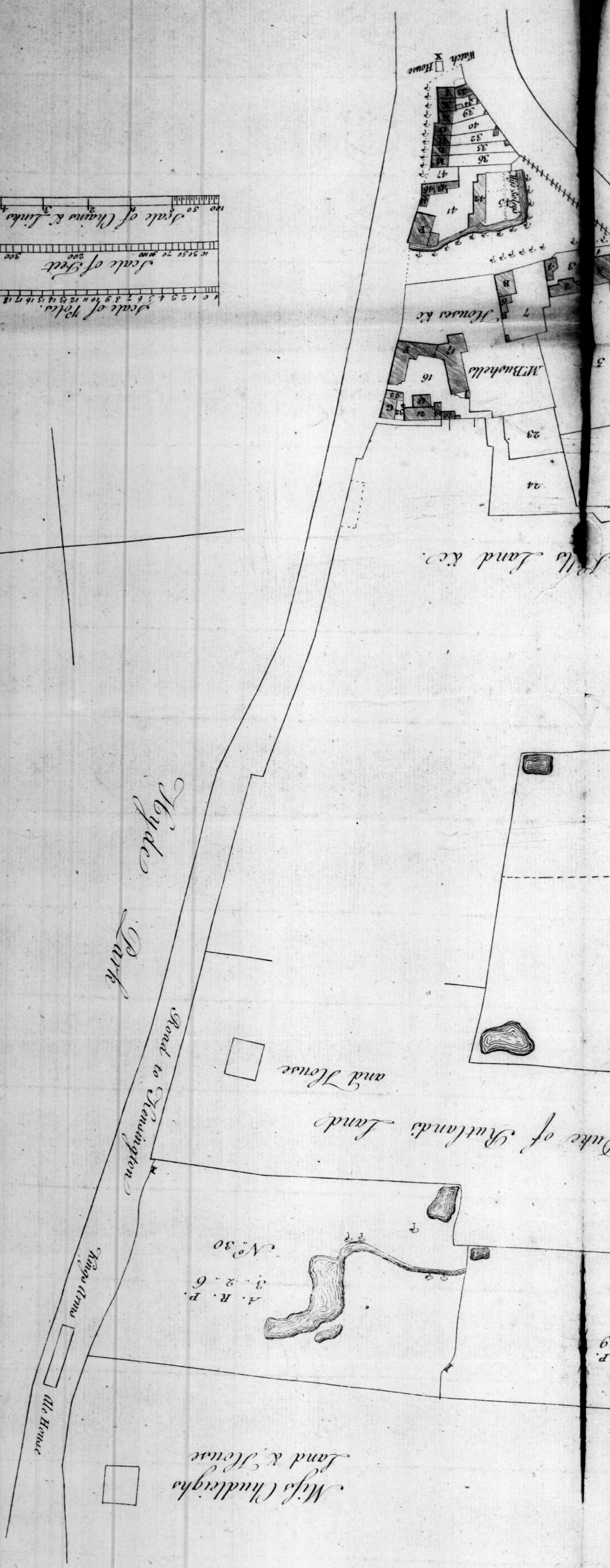
N²⁹



A Scale of Poles 16 1/2 feet each.



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A PLAN of the
Freehold & Leasehold Estate of the late
Philip Moreau Esq.^r
Situated at Knightsbridge in the
County of Middlesex,
Surveyd & delineated by
Isaac Melfeder,
1759.

Road to
Brompton

Chelsea

N^o 29
A. R. P.
3 " 3 " 37

N^o 26
A. R. P.
2 " 1 " 20

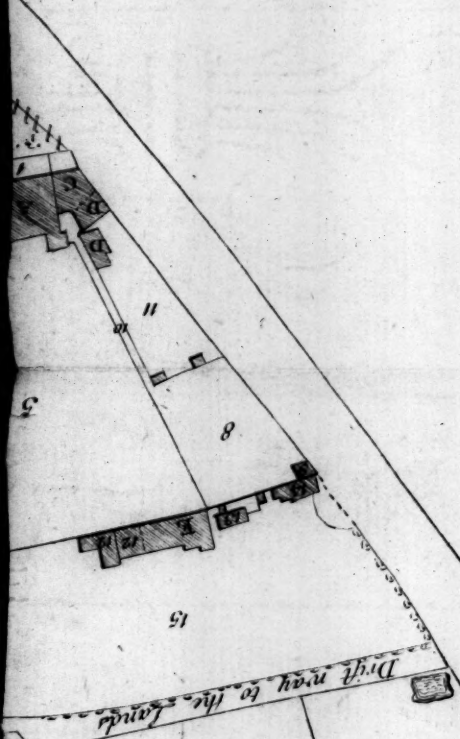
N^o 25
A. R. P.
1 " 2 " 30

N^o 27
A. R. P.
2 " 0 " 9

N^o 28
A. R. P.
3 " 1 " 38

N^o 31

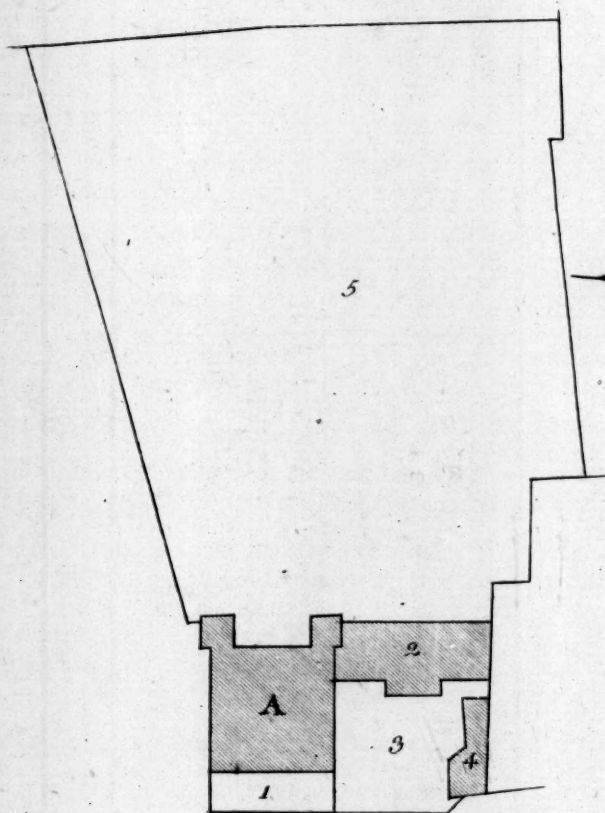
A. R. P.
2 " 3 " 29



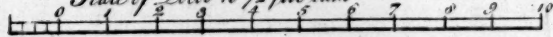
W. L. S.

Duke

Lot 1



Scale of Poles $16\frac{1}{2}$ feet each



Tuesday, May 15, 1759.

LOT I.
FREEHOLD.

ALEXANDER THISTLETHWAITE, Esq; Tenant by *Yearly Value.*
Agreement for Seven Years, which expires at
Lady Day 1762.

A large substantial modern Brick **MANSION HOUSE**,
fashed and slated, 4 Rooms and 2 Closets with **Fire**
Places on each Floor, Passage and Stair Case, all
wainscotted and floored in the best Manner, and com-
pletely fitted up with marble and other Chimney
Pieces; good lower Offices, and all Conveniences
fit for a large Family; a well-built Brick Coach-house
for two Carriages, and a three-stall Stable on each
Side, with Servants Rooms over the same; a Stable
Yard, and other convenient Out-Offices, for Washing,
Brewing, &c. with all proper Utensils, as Pumps,
Cisterns, &c. a Pleasure and Kitchen Garden with
Gravel Walks, Grass Plats, Seats, Espalier Hedges,
Wilderness and Shrubbery, all enclosed with a Brick
Wall, and well planted with Fruit Trees in great Per-
fection, containing together about an Acre of Ground.
The House is pleasantly situated in an open and airy
Part of *Knightsbridge*, and commands a fine Prospect
over *Westminster, Kent and Surrey.*

60 0 0

References to the Plan.

- A The House.
No. 1. The Fore Court.
2. The Stables and Coach-house.
3. The Stable Yard.
4. Other Offices.
5. The Garden.

A 2

Sold for 1500

LOT II.

FREEHOLD.

FRANCIS TOPLADY, Esq; Tenant at Will.

Yearly Rent.

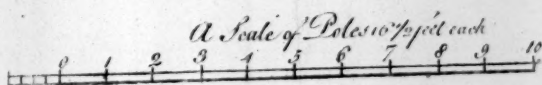
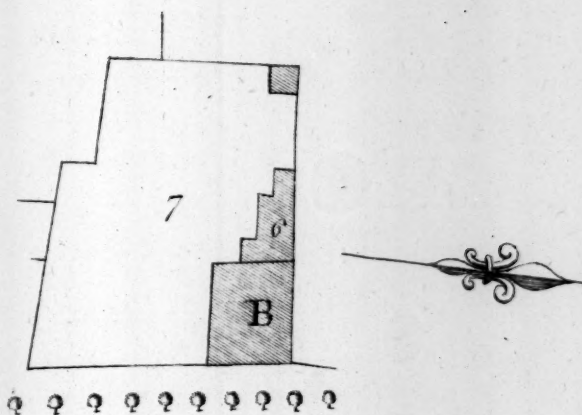
A well-built Brick House, fashed and tiled, 3 Rooms on a Floor, with an Hall, Passage, and Stair-case, neatly wainscotted; good Cellaring and convenient Out-Offices; a small Garden enclosed with a Brick Wall, and a Summer-House at one Corner. These Premises are situated near and adjoining to the last, and command the same Prospects.

21 0 0

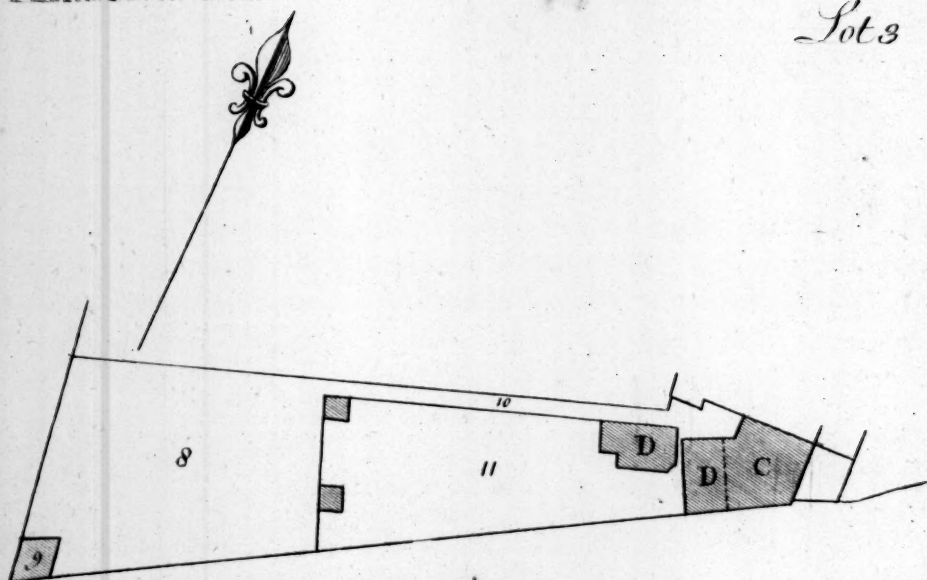
References to the Plan.

- B The House.
- No. 6. Out-Offices.
- 7. The Garden.

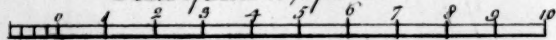
Lot 2



Lot 3



Scale of Poles $16\frac{1}{2}$ feet each



LOT III.

F R E E H O L D.

ROBERT DYER, Esq; and Mr. ROLLS, Tenants to two Houses divided only by a Party Wall, with a Garden to each.

ROBERT DYER, Esq; on Lease, which expires at *Midsummer* 1769

To a Brick House fash'd and tiled, 2 Rooms, Passage and Staircase on a Floor wainscotted, a neat Garden with a Stable and a Summer House over it enclosed with a Brick Wall.

References to the Plan.

Yearly Value:

18 0 0

C The House.

No. 8. The Garden.

9. Stable and Summer-House in ditto.

10. A Passage leading to the Garden.

Mr. ROLLS, Tenant on Lease, which expires at *Lady Day* 1762

A Brick House fash'd, 2 Rooms and Staircase on a Floor wainscotted; together with another Brick Building, adjoining and communicating therewith; and a neat Garden wall'd round the whole, commanding a fine Prospect over *Chelsea* and *Surrey*, and adjoining the Road to *Brompton*.

References to the Plan.

D The House.

No. 11. The Garden, and commands a very fine Prospect.

8 0 0

Together — 26 0 0

LOT IV.

FREEHOLD.

The ROSE and CROWN INN, in the Occupation of Mr. PETER DEMEZEY, on Lease, which expires at Michaelmas 1762.

The House is a large Roomy Building, extremely well situated at the Upper End of the Town, with a good Yard and Plenty of Stabling, a large Barn, Coach-Houses and other Conveniencies; a Garden, and Rick Yard.

Yearly Value

References to the Plan.

- E The House.
- N^o 16. The Inn Yard.
- 17 and 18. Stables.
- 19. A Coach House.
- 20. A Stable.
- 21. A Barn.
- 22. A small Tenement.
- 23. The Garden.
- 24. Rick Yard.

two
Add to this ~~three~~ Tenements (now on Lease to Mr. Jones, which expires at Michaelmas next) situate next and adjoining to the Rose and Crown Gateway.

- G Two Tenements.
- N^o 32. Garden belonging to the Tenements

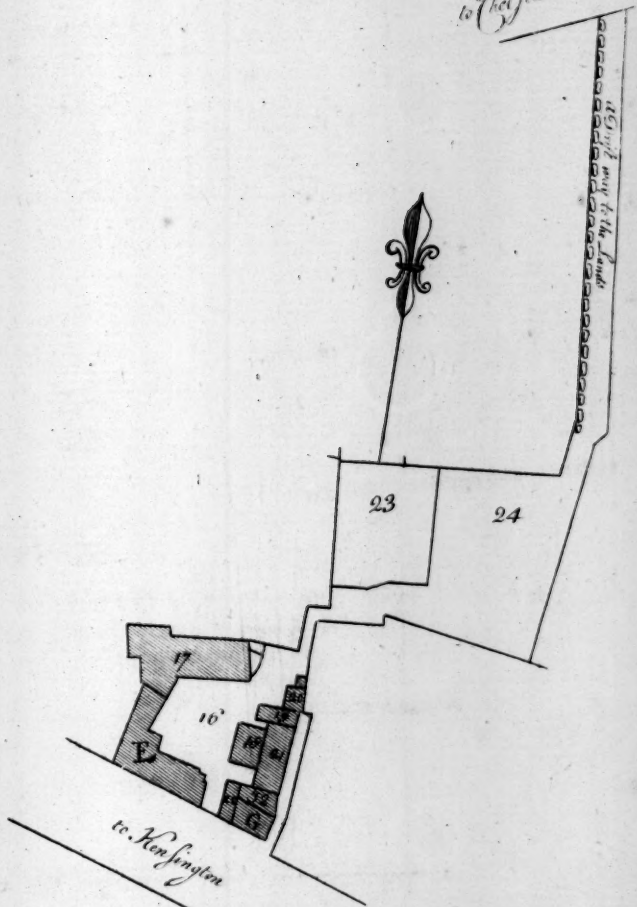
~~27. Another Tenement.~~

Together — 19 9

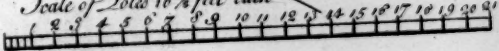
N. B. These Premises command a fine Prospect into Hyde Park, and are in a delightful Situation for Gentlemen's Houses.

Sol 4

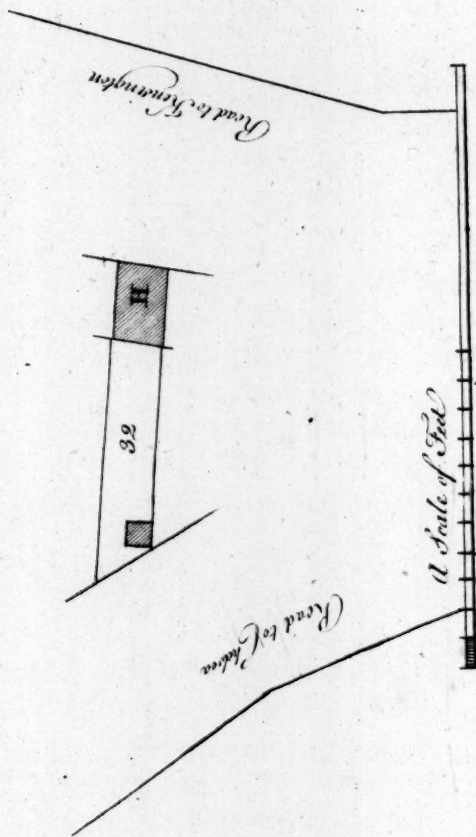
to Chelsea



Scale of Poles 16 1/2 feet each



Lot 9



LOT VII.

LEASEHOLD.

Under the Dean and Chapter of *Westminster*, from
Michaelmas 1752, for 40 Years, at 10*s.* per
Annum.

<p>A House, &c. in the Town, near the <i>Sun</i>, and between <i>Kensington</i>, and <i>Brompton</i> Roads; containing two Rooms, Passage, and Staircase on a Floor, wainscotted, and a pleasant Garden, commanding the Road to <i>Brompton</i>, let to Mr. DEAR, as Tenant at Will, at the Rent of</p>	}	<p><i>Yearly Value.</i></p> <p>12 0 0</p>
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References to the Plan.

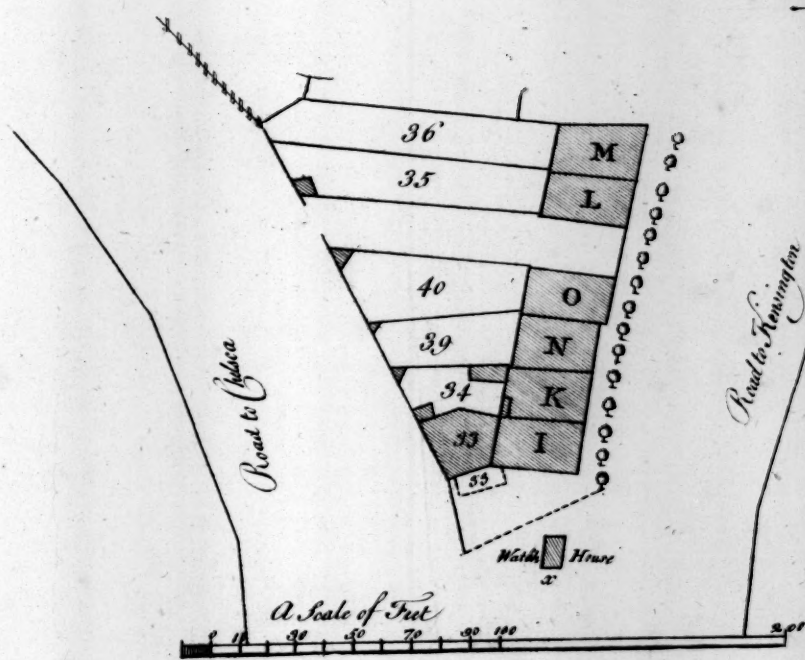
H The House.
N^o 32. The Garden.

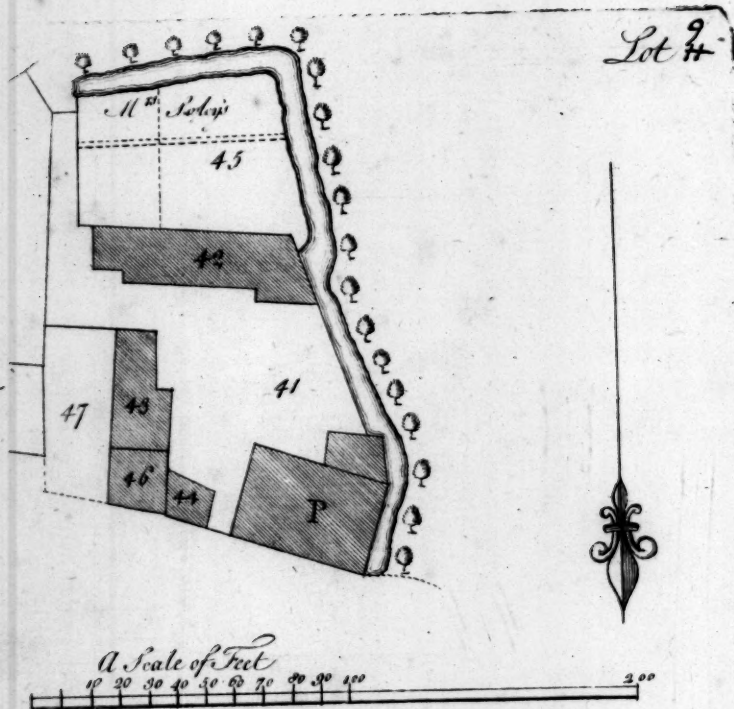
L O T VIII.

G R O U N D R E N T S.

Four Houses with Gardens, in the several Occupations of Mr. SIMMONS, Farrier, Mrs. REEVES, Mr. BRYON, and Mr. BEEDLE, Carpenter, all let to Mr. EDWARD CHANDLER, on Lease, which expires at <i>Michaelmas</i> 1784, whereon are several Ground Rents reserved, amounting yearly, clear of Taxes, to	Nearly Value.
I. K. L. M. The Houses. N ^o 33, 34, 35, 36. The Gardens.	5 2 0
A House and Garden adjoining to the last, leased to Mr. MIDDLETON, for a Term which expires at <i>Michael-</i> <i>mas</i> 1784, at a Ground Rent of	1 7 0
N. The House. N ^o 39. The Garden.	
A House and Garden in the Occupation of Mr. STEAD, Watchmaker, let on Lease to Mr. GOODE, for a Term which expires at <i>Michaelmas</i> 1784, at a Ground Rent of	1 7 0
O. The House. N ^o 40. The Garden.	
Together	7 16 0

Lot 8





LOT IX.

COPYHOLD of INHERITANCE, *under the Manor of WESTMINSTER, the FINE at the Will of the LORD.*

Mr. JOHN MOOR, Tenant on Lease for 61 Years, at 10*l.* per Annum, clear of all Taxes from Christmas 1757. } *Yearly Value.*

To a Publick House, known by the Sign of the SUN, extremely well situated for Business, with Stabling, Coach House, and other Conveniencies, large Yard, and a small Garden.

Together with a Carpenter's Shop and Yard, and a Blacksmith's Shop let to Under Tenants; and by the Conditions of the Lease Mr. MOOR is to keep the Premises in Repair, during the said Term of 61 Years.

10 0 0

References to the Plan.

P. The House.

N^o 41 The Yard.

42, 43. The Stables and Coach-house.

44. The Blacksmith's Shop.

45. Part of a Garden (the other Part belonging to Mrs. SOLEY, and rented of her by the said MOOR, for the Conveniency of a Back Way to his Stable Yard)

46. The Carpenter's Shop.

47. The Carpenter's Yard.

N. B. *All these Lots are to be put up at whatever Sum the Company shall approve.*

F I N I S.

[11]

101

THE HISTORY OF THE
CITY OF LONDON

FROM THE FOUNDATION
TO THE PRESENT TIME

BY JOHN STOW
ESQ.

THE SECOND EDITION
REVISED AND CORRECTED

BY JOHN STOW
ESQ.



PRINTED BY
J. STOW

W. STOW

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